

Zoning Board of Adjustment Meeting

October 3, 2005

The October 3, 2005 regular called meeting of the Zoning Board of Adjustment was held in the Council Chambers of the City Hall of Round Rock located at 221 E. Main Street. With a quorum present, Chairman Keith A. Hickman called the meeting to order at 5:30 p.m. Also, present for roll call, were Vice Chairman Terry Hagood, Board Member Carol Hearn, Board Member Roy Beard, Board Member Tim Haynie, Jr. Staff included Susan Brennan, Planning Coordinator, Nicole Crutchfield, Principal Planner, Charlie Crossfield, City Attorney and Kathy Miller, Administrative Assistant.

3. Approval of the March 23, 2005 Work session meeting minutes.

Vice Chairman Terry Hagood Carol Hearn moved to approve the minutes of the March 23, 2005 worksession meeting. Board Member Carol Hearn seconded the motion. The motion carried unanimously.

4.A. Consider public testimony regarding an application filed by Don Quick acting as the owner's agent to request a variance pursuant to Section 11.308 of the Zoning Ordinance. The variance reduces the side setback from 10 feet to 2.2 feet on the west property line. The subject property is described as 0.216 acre tract of land out of the Wiley Harris Survey, Abstract Number 298 situated in Williamson County, Texas being Lots One, Two and the East Half of Lot Three, Block Twenty of the Original Town of Round Rock, Williamson County, Texas, known as 305 E. Main Street, application no. 05-004-ZBA.

Chairman Keith Hickman opened the public hearing at 5:32 PM. Nicole Crutchfield, Principal Planner presented the staff report.

Chairman Keith Hickman seeing no one closed the public hearing at 5:34 PM.

4.B. *Consider a motion regarding the application for a variance to the Zoning Ordinance, to reduce the side setback from 10 feet to 2.2 feet on the west side of the property line at 306 E. Main Street application no. 05-004- ZBA.*

Vice Chairman Terry Hagood asked if the Fire Department had been involved of the review of the site plan.

Ms. Crutchfield stated that the Fire Department has reviewed the proposed site plan and that the applicant would have to meet all fire codes and building codes that are required.

Board Member Carol Hearn moved to approve the requested variance. Board Member Roy Beard seconded the motion.

The vote was: Ayes: Carol Hearn
 Roy Beard
 Keith Hickman
 Terry Hagood
 Tim Haynie, Jr.

Motion carried unanimously.

5. NEW BUSINESS

NONE

6. PLANNER REPORT AND BOARD MEMBER COMMENTS

NONE

7. ADJOURNMENT

Being no further business the meeting was adjourned at 5: 43 PM.

Respectfully Submitted,

Nicole B. Crutchfield
Principal Planner